



**Chinbrook Road
London
SE12 9TQ**

Offers in Excess of £630,000

bettermove

Chinbrook Road London

Bettermove are proud to present this impressive 3 bedroom Detached House on Chinbrook Road, available with no forward chain. The property is situated on a large corner plot providing ample room for further development to the side and the loft (subject to all necessary planning permissions).

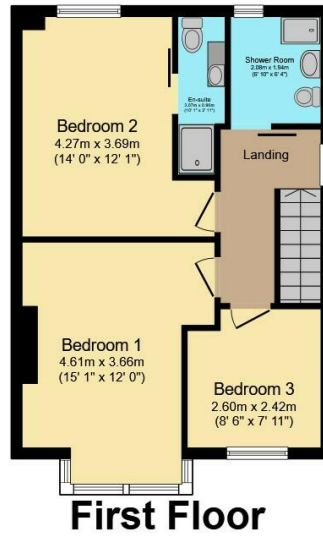
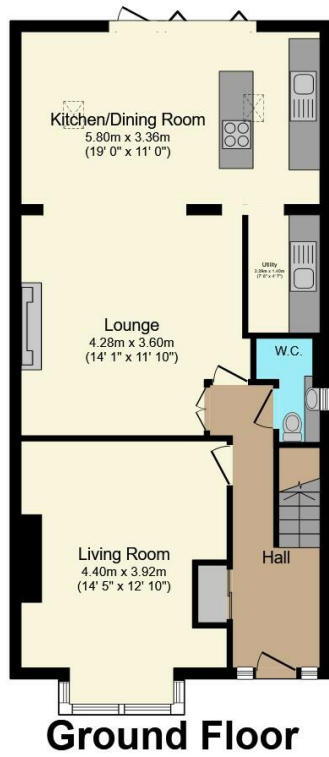
The property benefits from double glazing, gas central heating throughout, underfloor heating and has off street parking available via the driveway. The council tax band is E.

The interior of this beautifully presented property comprises the front reception room, impressive open plan fitted kitchen and dining room with ample space to host big get togethers with access to the garden from the bi-folding doors. The ground floor also benefits from a pantry and a convenient WC for guests. The first floor consists of three bedrooms, including the master bedroom with an ensuite bathroom and the family bathroom with underfloor heating. The exterior of the property boasts a large rear garden, perfect for enjoying the summer months.

Located in a desirable location, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections to Grove Park station, providing direct train services to central London 16 minutes to London Bridge, 20 minutes to Cannon Street, 30 minutes to Charing Cross, and 25 minutes to Waterloo East.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.





Total floor area 122.9 m² (1,323 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		81
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



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